

New homes for Fairfield, Hamilton

SEPTEMBER 2022



Proposed homes for 37-41 Paul Crescent

With the strong and increasing demand for state housing in Hamilton and the Waikato, Kāinga Ora – Homes and Communities has a large build programme underway to redevelop some existing state housing.

By making better use of existing properties which have large sections, some of which are next to each other, we'll replace these older homes with more modern, warm and dry homes. We currently have plans to build over 850 new homes in Hamilton over the next few years.



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Proposed homes for Fairfield

We are looking to build these new warm, dry homes at seven locations in the Fairfield Park area where Kāinga Ora already has existing older houses.

The new homes which are proposed would be a mix of two to four bedroom, either single or double storey. Our plans are to build these at the following addresses:

- 12-18 Kenney Crescent – three houses to be replaced with nine new homes;
- 55-57 Kenney Crescent – two houses to be replaced with six new homes;
- 37-41 Paul Crescent – three houses to be replaced with nine new homes;
- 16-18 Holland Road – two houses to be replaced with six new homes;
- 40-42 Holland Road and 6 Davey Place – three houses to be replaced with nine new homes;
- 41-43 Yeats Crescent, 83 Marshall Street – three homes to be replaced with 10 new homes;
- 40-42 Douglas Crescent – two houses to be replaced with nine new homes;

These new homes are being developed as part of a wider community-led partnership in Fairfield and Enderley, between Hamilton City Council, Kāinga Ora, iwi, mana whenua, and the local community. This will see around 300 new warm, dry homes built in the area over the coming years, alongside improved community facilities and transport connections.

Contact us

If you have any questions or feedback please contact:

Daniel McGrath

Stakeholder Relationship
Manager

Phone: **0800 801 601**
(ask to be transferred)

Email: **Waikato.Region@
kaingaora.govt.nz**

The homes will be fully insulated, with double glazing, carpets and curtains. Each home will have an easy to maintain landscaped and fenced private section with garden. All homes will have allocated off-street parking, with two spaces for the larger homes and one space for the smaller homes.

Most of the homes will be built onsite, apart from nine which will be constructed using an innovative and faster approach. These homes – at 40-42 Holland Road and 6 Davey Place - will be built offsite in a factory, and then transported to the site and installed and connected to services. Porches, decks and timber fencing will be built onsite.

Who will live in the new homes

Kāinga Ora will match homes to families on the Housing Register. These would be their long term homes, with priority given to those in greatest need of a home, and considering location due to work, whaanau, education and other factors. The size of most of the homes means they'll be suitable for small and larger families. Those who have lived in the homes at these locations would have the opportunity to return to live in the new homes, if they wished.

What's happening

We will be moving our customers living in the current homes to other homes as suitable ones are found. We are also looking at reusing and recycling suitable materials from the houses that would otherwise go to landfill. Following this, demolition of the houses will get under way.

Find out more and next steps

Come along to our community drop-in session and find out more, ask questions and give feedback on our proposed housing in your area. Feedback closes Wednesday 5 October, and can be given at the drop-in session, or via the contact details to the left.

Tuesday 4 October, 4.30pm to 6.00pm (drop in any time)

Fairfield Community Hall, 235 Clarkin Road, Fairfield, Hamilton

Feedback closes	5 October 2022
Resource consent applications	From end of August 2022
Work to start on sites	Early 2023
Completion of homes	Late 2023 – mid-2024

To find out more about our other planned developments in Hamilton, including projects at 14-30 Ross Crescent and 51-55 Marshall Street in Fairfield, please visit www.kaingaora.govt.nz/waikato.

As other opportunities for new homes in your community are progressed we will continue to keep you informed and offer opportunities for you to find out more and provide us with feedback.



www.kaingaora.govt.nz/waikato

New Zealand Government

 **Kāinga Ora**
Homes and Communities